

083.0

0001

0018.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

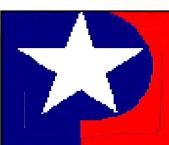
714,900 / 714,900

USE VALUE:

714,900 / 714,900

ASSESSED:

714,900 / 714,900

**PROPERTY LOCATION****IN PROCESS APPRAISAL SUMMARY**

No	Alt No	Direction/Street/City
28-30		PARK AVE EXT, ARLINGTON

OWNERSHIP		Unit #:
Owner 1:	GALVIN SEAN D/ TRUSTEE	
Owner 2:	389 MASS AVE REALTY TRUST	
Owner 3:		
Street 1:	630 HIGH ST	
Street 2:		

Twn/City:	MEDFORD
St/Prov:	MA
Cntry:	
Own Occ:	N

Postal:	02155	Type:
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PREVIOUS OWNER	
Owner 1:	GRAZIANO FAMILY LIMITED -
Owner 2:	PARTNERSHIP -
Street 1:	20 ROCKY HILL ROAD
Twn/City:	BURLINGTON
St/Prov:	MA
Cntry:	
Postal:	01803

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	104	FV	332,400	0	4,215.	382,500	714,900		Year end	12/23/2021
2021	104	FV	314,900	0	4,215.	382,500	697,400		Year End Roll	12/10/2020
2020	104	FV	314,900	0	4,215.	382,500	697,400	697,400	Year End Roll	12/18/2019
2019	104	FV	286,400	0	4,215.	377,100	663,500	663,500	Year End Roll	1/3/2019
2018	104	FV	286,400	0	4,215.	289,600	576,000	576,000	Year End Roll	12/20/2017
2017	104	FV	268,500	0	4,215.	273,200	541,700	541,700	Year End Roll	1/3/2017
2016	104	FV	268,500	0	4,215.	251,400	519,900	519,900	Year End	1/4/2016
2015	104	FV	229,000	0	4,215.	235,000	464,000	464,000	Year End Roll	12/11/2014

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<b>EXTERIOR INFORMATION</b>			<b>BATH FEATURES</b>			<b>COMMENTS</b>			<b>SKETCH</b>										
Type: 14 - Multi-TnHs	2 - 2 Story	(Liv) Units: 2 Total: 2	Full Bath: 2 Rating: Average	A Bath: Rating:	3/4 Bath: Rating:	A 3QBth: Rating:	1/2 Bath: Rating:	A HBth: Rating:	OthrFix: Rating:										
Foundation: 1 - Concrete	Frame: 1 - Wood	Prime Wall: 1 - Wood Shingle								35									
Sec Wall: %																			
Roof Struct: 1 - Gable	Roof Cover: 1 - Asphalt Shgl	Color: BLUE	Kits: 2 Rating: Average	A Kits: Rating:	Frl: Rating:	WSFlue: Rating:													
View / Desir:																			
<b>GENERAL INFORMATION</b>			<b>OTHER FEATURES</b>			<b>RESIDENTIAL GRID</b>													
Grade: C - Average	Eff Yr Blt:					1st Res Grid Desc: Line 1	# Units 2												
Year Blt: 1964	Alt LUC:	Alt %:	Level: FY LR DR D K FR RR BR FB HB L O																
Jurisdict:		Fact: .	Other																
Const Mod:			Upper																
Lump Sum Adj:			Lvl 2																
			Lvl 1																
			Lower																
			Totals RMS: 10 BRs: 4 Baths: 2 HB																
<b>INTERIOR INFORMATION</b>			<b>CONDOS INFORMATION</b>			<b>REMODELING</b>			<b>RES BREAKDOWN</b>										
Avg Ht/FL: STD	Prim Int Wal 1 - Drywall	Sec Int Wall: %	Location:	Total Units:	Floor:	Exterior:	No Unit	RMS	BRS	FL									
Partition: T - Typical	Prim Floors: 3 - Hardwood	Sec Floors: %	% Own:	Name:		Interior:	2	5	2	M									
Bsmnt Flr: 12 - Concrete	Subfloor:	Bsmnt Gar:	Additions:			Kitchen:													
Electric: 3 - Typical	Insulation: 2 - Typical		Baths:			Baths:													
Int vs Ext: S	Heat Fuel: 2 - Gas	Heat Type: 3 - Forced H/W	Plumbing:			Plumbing:													
# Heat Sys: 2	% Heated: 100	% AC:	Electric:			Electric:													
Solar HW: NO	Central Vac: NO	% Com Wal: % Sprinkled	Heating:			Heating:													
			General:			General:	2	10	4										
<b>CALC SUMMARY</b>			<b>COMPARABLE SALES</b>																
Basic \$ / SQ: 150.00	Size Adj.: 1.23823524	Const Adj.: 0.99989998	Rate	Parcel ID	Typ	Date	Sale Price												
Adj \$ / SQ: 185.717	Other Features: 101500	Grade Factor: 1.00																	
NBHD Inf: 1.00000000	NBHD Mod:	LUC Factor: 1.00	WtAv\$/SQ:	AvRate:	Ind.Val:														
Adj Total: 481755	Depreciation: 149344	Final Total: 332411	Juris. Factor:		Before Depr: 185.72														
			Special Features: 0		Val/Su Net: 124.96														
			Final Total: 332400		Val/Su SzAd: 186.22														
<b>MOBILE HOME</b>			Make:	Model:	Serial #:	Year:	Color:												
<b>SPEC FEATURES/YARD ITEMS</b>			<b>PARCEL ID</b> 083-0-0001-0018.0									<b>IMAGE</b>							
Code	Description	A Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value			
More: N	Total Yard Items:							Total Special Features:				Total:				<b>AssessPro Patriot Properties, Inc</b>			